

**TRANSMITTAL of OMAHA LEAD SITE  
PAINT STABILIZATION FILE FOLDER**

SAID #: 28440

Date: \_\_\_\_\_

Address: 1425 Sherwood Ave

Stabilization Contractor: **Prudent Technology, Inc.**

Year: **2009**

**PAINT STABILIZATION  
PROPERTY FILE FOLDER DOCUMENTS**

- ✓ Video of property (DVD) \_\_\_\_\_
- ✓ Executive Summary
- ✓ Signed Access Agreement for subject property
- ✓ Pre-Renovation Form signed by Property Owner
- ✓ Pre-Renovation Form for Occupant/Tenant, if applicable
- ✓ Painting Agreement
- ☐ Settlement documents (i.e., for damage or to replace plants, etc.)
- ☐ Photographs \_\_\_\_\_
- ✓ Satisfactory close-out check list signed by Property Owner
- ☐ Property close-out check list signed by EPA
- ✓ Property information from Douglas County Assessor's Office
- ✓ Hazard analysis, if prepared
- ☐ Safety Audit
- ☐ Other (describe): \_\_\_\_\_

Prudent Technology, Inc. Signature

  
EPA COR Signature  
(after file folder review)

Date

4/7/10  
Date

30054876



Superfund

## Property Summary

Date: 11/--/2009	LBP STABILIZATION EPA CONTRACT EP-R7-08-07	Month of: Nov.
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Property Address: 1425 Sherwood Av.	SAID #: 28440
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### **A. Executive Summary:**

- a. Issues Encountered: NONE
- b. Issues Resolved: NONE
- c. Unique Findings: NONE
- d. Other Relevant Information:
  - i. Access Date: 9/10/2009
  - ii. Work Began: 9/18/2009
  - iii. Close-Out Date: 9/21/2009

### **B. Enclosures:**

- 1. Pre-Stabilization Video
- 2. Post-Stabilization Video
- 3. Signed Access Agreement Form
- 4. Advance-Notice Form
- 5. Pre-Stabilization Video Agreement Form
- 6. Access Tracking Form
- 7. Property Access Assessment Form
- 8. Neighbor Access Agreement Form
- 9. Property Paint Match Form
- 10. Pre-Stabilization Property Safety Assessment Form
- 11. Work-Site Hazards Analysis Checklist
- 12. Pre- Stabilization Property Hazard Assessment Photographs
- 13. Douglas County Assessor Property Information
- 14. Signed Property Completion Agreement Form
- 15. Property Close-Out Check List Signed By EPA



Prudent Technologies, Inc. (Prudent) is under contract (Contract # EP-R7-08-07) with the U. S. Environmental Protection Agency (EPA) to stabilize Lead Based Paint (LBP) at a number of properties located in Omaha, Nebraska, including the property located at 1425 SHERWOOD AVE.

The EPA requests your permission to allow Prudent to perform LBP Stabilization at this property. By signing this form, the property owner grants permission to Prudent to perform activities related to LBP Stabilization including scraping paint and painting of the referenced property. Further, the owner/tenant verifies that they have received the LBP pamphlet "Renovate Right."

By signing this document I agree to allow an EPA contractor to conduct a soil cleanup at my property following completion of lead-based paint stabilization, if the soil cleanup has not already been performed. I understand that the stabilization contractor cannot provide assurances of which contractor will be bound to the soil cleanup. I further understand that the soil cleanup contractor will make all reasonable efforts to address concerns that I, as the property owner, may have regarding soil cleanup at my property.

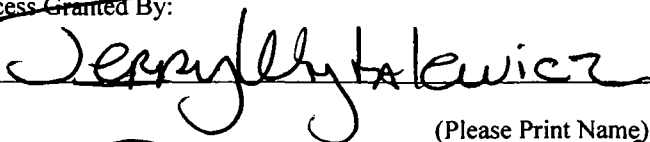
☒ Yes, I have read and understand the paragraph above.

  
\_\_\_\_\_  
Signature of Property Owner

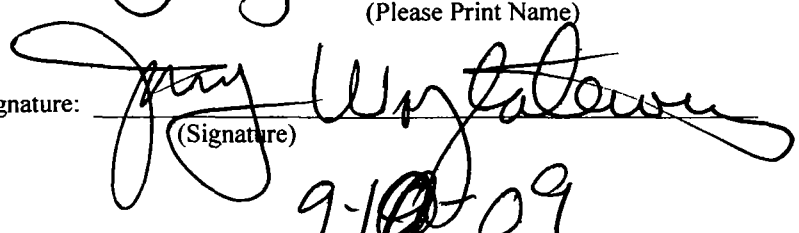
Date

If you have any questions about the LBP stabilization planned for your property, please contact Prudent's Customer Relations/Office Manager for the Lead Based Paint Stabilization, **Mrs. Shannon Holt**, at (402) 504-1004 or (402) 812-0223. General questions about the Omaha Lead Site cleanup can be directed to the EPA Public Information Centers at (402) 731-3045 (South Omaha office) or (402) 991-9583 (North Omaha office).

Property Access Granted By:

  
\_\_\_\_\_  
(Please Print Name)

Property Owner Signature:

  
\_\_\_\_\_  
(Signature)

9-10-09  
\_\_\_\_\_  
(Date)

**PROPERTY INFORMATION**

(To be completed by resident and/or property owner -- please print)

RESIDENT NAME:

Chevelle

Owner

Renter

RESIDENT ADDRESS:

1425 SHERWOOD AVE

IF RENTAL, PROPERTY OWNED BY:

JERRY Wajstalewicz

OWNER'S MAILING ADDRESS:

8730 WOODWORTH AVE

OWNER'S TELEPHONE NUMBER - HOME: ( )

Cell                      WORK: ( )

NUMBER OF OCCUPANTS UNDER 7 YEARS OLD: 2

2 Chevelle (tenant) NUMBER OF OCCUPANTS 7 YEARS OLD AND OLDER:                     

NUMBER OF CHILDREN UNDER 7 YEARS OLD WHOM PLAY IN THE YARD FOR 5 HOURS OR MORE PER WEEK: 2

COMMENTS OR SPECIAL INSTRUCTIONS: (I.E. DOGS, ENTRY GATES, ETC.)

DOG AT HOUSE

AUTHORITY FOR ENVIRONMENTAL RESPONSE ACTIONS: The activities to be implemented by EPA under this agreement are pursuant to Section 104 of CERCLA, 42 U.S.C. 9604. EPA's right of access to the property is provided for in Section 104(e) of CERCLA, 42 U.S.C. 9605(e), which provides entry for "determining the need for response, or choosing or taking any response action under this title, or otherwise enforcing the provisions of the title."



Advanced notice needed.

After signing the access you allow Prudent to begin Lead Based Paint Stabilization. All Plants, weeds and any vehicles or items on open porch (enclosed porches will NOT be stabilized) must be removed prior to stabilization. All Pets must be out of yard during stabilization. How much notice do you need to have above mentioned tasks completed? If you are a landlord you will need to contact the tenant as Prudent Technologies will only inform you.

Do you have any pets that reside in yard?

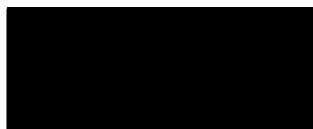
YES

Notice needed:

Just a call

Number to call to give notice:

JERRY



Whom we are giving notice to:

JERRY

CHEVELLE  
(TENANT)



Home Owner's Signature

*[Handwritten Signature]*

**PRE-STABILIZATION VIDEO FORM**

**I UNDERSTAND THAT PRUDENT TECHNOLOGIES WILL BE COMING OUT TO SHOOT A PRE-STABILIZATION VIDEO AT MY PROPERTY. THE VIDEO IS JUST A TOOL USED TO DOCUMENT THE CURRENT PROPERTY STATUS/CONDITION. A POST VIDEO WILL ALSO BE SHOT PRIOR TO COMPLETION OF STABILIZATION.**

**OWNERS NAME:** *Jerry Wojtalowicz*

**PROPERTY ADDRESS:** *1425 SHERWOOD AVE*

**BVID/SAID:** *28440*

**HOMEOWNERS SIGNATURE:**

*[Handwritten signature]*

**PRUDENT REPRESENTATIVE SIGNATURE:**

*RA1*

**ANY CONDITIONS NEED TO BE AWARE OF BEFORE SHOOTING VIDEO: (I.E. PETS, NOTICE NEEDED):**

*NONE*

**ACCESS INFORMATION TRACKING SHEET**

BVID: 28440

PROPERTY ADDRESS: 1425 SHERWOOD  
Ave  
JERRY WOJNIEWICZ

Property Owned By:

(If new property owner)

Owners Phone No's:

Home: [REDACTED] Work: [REDACTED]

Cell: [REDACTED] Fax: [REDACTED]

TENANT CHEVELLE  
FOR DOQ

Access Contractor: ASW PDA MES PE Other (Prudent)

DATE	TIME	ACCESSOR	CONTRACT DETAIL
9-10-09	2:00pm	KAY	GRANTED

Comments: Just a call



**Access Assessment Form: (Must be completed for every property. Information must be obtained from a property walk thru, not given by owner)**

**Is the property stucco or asbestos?**

*+ vinyl*

**If yes, is any of the stucco or asbestos damaged or cracked?**

*OK*

**If yes, stop as we can't stabilize this property. It requires special preparation techniques. It will be returned to EPA and they will assign at a later date.**

**Does this property require lots of scrapping?**

*HEAVY*

**Does this property require a lift or scaffolding to reach upper levels?**

*NO*

**Does this property have lots of plants or items in areas where painting is required?**

*NO*

**Does this property have any significant structural damage?**

*vinyl siding damage*

**If yes, EXPLAIN?**

8080 Ward Parkway, Suite 405  
Kansas City, MO 64114

Phone: (816) 363-3703  
Fax: (816) 363-3707

2505 N. 24<sup>th</sup> Street, Suite 308  
Omaha, Nebraska 68110

Phone: (402) 504-1004  
Fax: (402) 504-1005

4242 Medical Drive, Suite 4250  
San Antonio, TX 78229

Phone: (210) 822-9588  
Fax: (210) 579-6577



Does this property have a garage?

If yes, describe location of garage.

Does this property have aluminum siding?

VINYL

If yes, is it original factory finish or has it been painted over?

FACTORY

Does this property have any other type of structural components? (I.e. roof shingles as siding)?

If yes, EXPLAIN?

Is this property vacant or occupied?

Are there any pets at this property?

YES

Are there any low hanging power lines?

NORMAL

8080 Ward Parkway, Suite 405  
Kansas City, MO 64114

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Fax: (816) 363-3707

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## NEIGHBORHOOD PROPERTY ACCESS FORM

IS THERE A NEIGHBORING PROPERTY THAT NEEDS TO BE ACCESSED ALONG WITH ASSIGNED PROPERTY TO COMPLETE STABILIZATION PROCESS?

*NO*

IF IT IS, GET ACCESS FROM ALL REQUIRED NEIGHBORHOOD PROPERTIES.

8080 Ward Parkway, Suite 405  
Kansas City, MO 64114  
Phone: (816) 363-3703  
Fax: (816) 363-3707

2505 N. 24<sup>th</sup> Street, Suite 308  
Omaha, Nebraska 68110  
Phone: (402) 504-1004  
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San Antonio, TX 78229  
Phone: (210) 822-9588  
Fax: (210) 579-6577



## PAINT MATCHING FORM:

1. TO BE FILLED OUT ONLY IF MATCHING COLOR

PROPERTY ADDRESS: 1425 SHERWOOD AVE.

BVID: 28440

STUCCO + VINYL  
RATE 2

The following notes are for the benefit of paint crew only.

Location	Paint Description	Paint Yes	Paint No
Siding			✓
Soffit		✓	
Fascia		✓	
Corner Trim			✓
Window Trims		✓	
Door Trims		✓	
Front Porch Ceiling		✓	
Front Porch Ceiling Beams		✓	
Front Porch Floor			
Front Porch Railings		✓	
Front Porch Steps			✓
Siding Baseboards			✓
Foundation			✓

• I UNDERSTAND SHERWIN WILLIAMS WILL MATCH MY CURRENT COLORS.

Homeowner signature: [Signature]

Date: 9-10-09



## PRE-STABILIZATION PROPERTY SAFETY ASSESSMENT FORM

PROPERTY ADDRESS: 1425 SHERWOOD AVE

BVID/SAID: 28440

PRUDENT ASSESSMENT REPRESENTATIVE:

RAY

REPRESENTATIVE REMARKS/FINDINGS:

(POWER-LINE PROXIMITY TO PROPERTY, SCAFFOLDING/ LADDERS/ LIFTS  
NEEDED, UNSAFE AREAS, UNSAFE NEIGHBORHOOD...ETC.)

Doq



# Current Sample Pre-Renovation Form

Effective until April 2010.

## Confirmation of Receipt of Lead Pamphlet

☒ I have received a copy of the pamphlet, *Renovate Right: Important Lead Hazard Information for Families, Child Care Providers and Schools* informing me of the potential risk of the lead hazard exposure from renovation activity to be performed in my dwelling unit. I received this pamphlet before the work began.

Terry Wojcikiewicz 9-10-09  
Printed name of recipient Date

[Signature]  
Signature of recipient

## Self-Certification Option (for tenant-occupied dwellings only) —

If the lead pamphlet was delivered but a tenant signature was not obtainable, you may check the appropriate box below.

☐ **Refusal to sign** — I certify that I have made a good faith effort to deliver the pamphlet, *Renovate Right: Important Lead Hazard Information for Families, Child Care Providers and Schools*, to the rental dwelling unit listed below at the date and time indicated and that the occupant refused to sign the confirmation of receipt. I further certify that I have left a copy of the pamphlet at the unit with the occupant.

☐ **Unavailable for signature** — I certify that I have made a good faith effort to deliver the pamphlet, *Renovate Right: Important Lead Hazard Information for Families, Child Care providers and Schools*, to the rental dwelling unit listed below and that the occupant was unavailable to sign the confirmation of receipt. I further certify that I have left a copy of the pamphlet at the unit by sliding it under the door.

Ray Chicone 9-10-09 2:00 PM  
Printed name of person certifying Attempted delivery  
date and time

Ray Chicone  
Signature of person certifying lead pamphlet delivery

1425 Sherwood Ave

Unit Address

**Note Regarding Mailing Option** — As an alternative to delivery in person, you may mail the lead pamphlet to the owner and/or tenant. Pamphlet must be mailed at least 7 days before renovation (Document with a certificate of mailing from the post office).



## Checklist for the Worksite Hazard Analysis

Address: 1425 Sherwood Ave

2450 N

Crew: \_\_\_\_\_

Date: \_\_\_\_\_

Item	OK?	Hazard	Corrective Action
Overhead Lines	West side		
In-transit Vehicle Clearance	—		
Levels around high wires	—		
Vehicle Clearance around high wires when working	—		
Phone lines	—		
Cable lines	—		
Gas Line	—		
Water Line	—		
Sewer Line	—		
Septic Tank	—		
Propane/Butane	—		
Access to/on Property	Sherwood		
Neighbor Access Required	West		
High Traffic Area	no		
Garage	no		
Structures	stucco/wood trim - vinyl		
Driveway	drop off from sidewalk to driveway		
Sidewalk	brick - plywood		
Foundation	no		
Retaining Walls	no		
Fences	West side		
Trees	no		
Foliage	no		
General Condition of yard	overgrown weeds waist high in back & east side		
Damaged Areas: sink holes/rotted wood	vinyl siding, rotted porch pillar, rotted wood front porch - rotted eaves, window trim		
Sprinkler System	—		
Pets	dog		
Insects	bees		
Weather Conditions	mosquitoes due to high grass/weeds & debris		
Unsafe driving conditions	—		
Unsafe neighborhood	—		

metal trim on front porch rails sharp  
missing storm window east side front & lower level

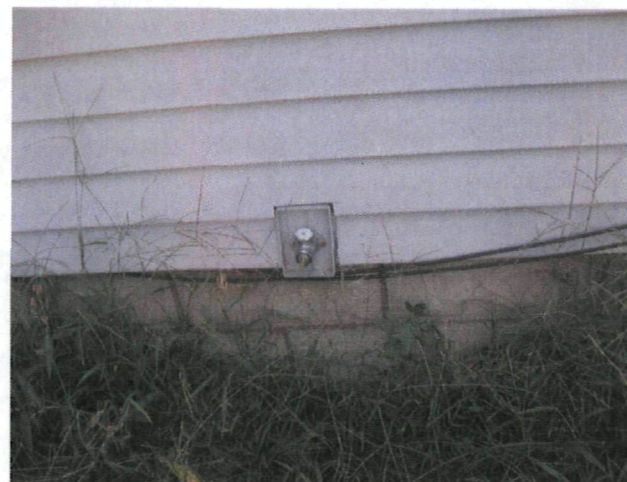
Crew Foreman/Sub-Contractor

Site Safety Officer

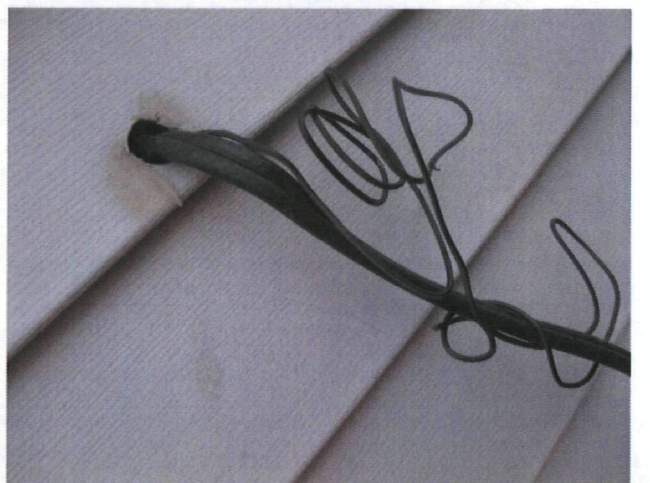
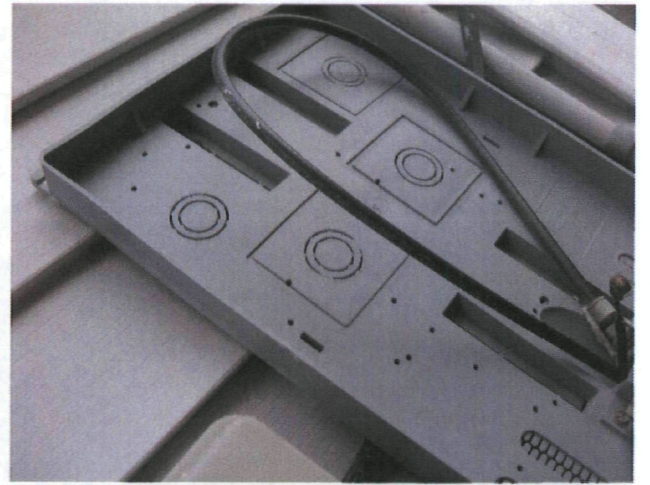
2450 N 9/16/09

Kathy Collier

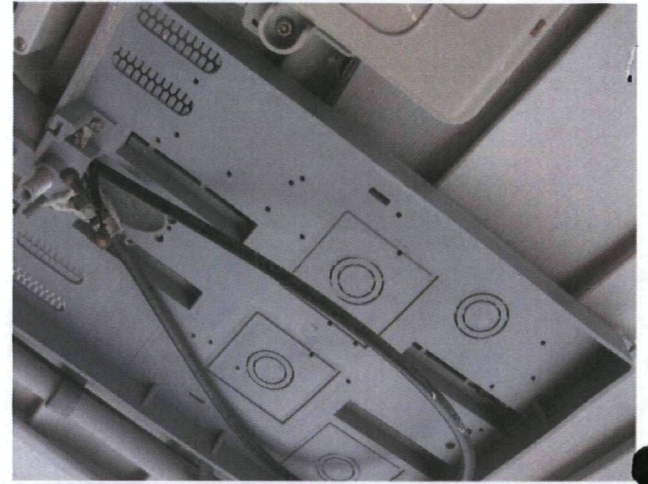












<b>Douglas County, Nebraska Property Record - R2544660000</b>			
Information is valid as of 2009-8-3	<div style="text-align: right;"> <a href="#">Print Report</a>  <a href="#">View on Map</a>  <b>Treasurer's Tax Report</b>            New Feature → → → <a href="#">Auto Sales Search</a> </div>		
<b>Owner</b> WOJTALEWICZ JERRY W <div style="text-align: right; font-size: 1.2em; margin-top: 10px;">28440</div> 8730 WOOLWORTH AVE OMAHA NE 68124-0000			
<b>Property Information</b>			
<b>Key Number:</b>	4466 0000 25		
<b>Account Type:</b>	Residential		
<b>Parcel Number:</b>	2544660000		
<b>Parcel Address:</b>	1425 SHERWOOD AV OMAHA NE 68110-0000		
<b>Legal Description:</b>	WOODS PLACE LOT 13 BLOCK 2 W 38 FT 38 X 131		
<b>Value Information</b>			
	<b>Land</b>	<b>Improvement</b>	<b>Total</b>
2009	\$2,300.00	\$29,400.00	\$31,700.00
2008	\$2,300.00	\$29,400.00	\$31,700.00
2007	\$2,300.00	\$28,800.00	\$31,100.00
2006	\$2,300.00	\$28,800.00	\$31,100.00
2005	\$2,300.00	\$28,800.00	\$31,100.00
2004	\$2,300.00	\$13,200.00	\$15,500.00
<b>Sales Information</b>			
<b>Sales Date:</b>	2002-06-12		
<b>Deed Type:</b>	WD	<b>Book:</b> 2213	<b>Page:</b> 369
<b>Price:</b>	\$7,000.00		
<b>Grantor:</b>			
<b>Grantee:</b>			
<b>Valid/Invalid:</b>	Valid		
<b>Exclusion Reason:</b>			
<b>Sales Date:</b>	2002-01-24		
<b>Deed Type:</b>	TRD	<b>Book:</b> 2203	<b>Page:</b> 375
<b>Price:</b>	\$14,250.00		
<b>Grantor:</b>			

<b>Grantee:</b>	
<b>Valid/Invalid:</b>	Invalid
<b>Exclusion Reason:</b>	Foreclosure

**Land Information**

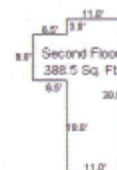
Acres	SF	Units	Depth	Width	Vacant
0.11	4978.0	1.0	131.0	38.0	No

**Improvement Information****Building 1**

AUGUST 2004 - DOUGLAS COUNTY ASSESSOR

[CLICK TO ENLARGE IMAGE](#)

1425 Sherwood Ave



1 1/2 Story Fin

Basement Block: 8 ft 720.0 Sq. Ft.

Sketch by: James P. Winkler

[CLICK TO ENLARGE IMAGE](#)

<b>Square Footage:</b>	1186.0	<b>Percent Complete:</b>	100.0%
<b>Perimeter</b>	0.0	<b>Quality:</b>	Fair
<b>Unit Type:</b>		<b>Condition:</b>	Good
<b>Built As:</b>	1 1/2 Story Fin	<b>Condo Square Footage:</b>	0.0
<b>HVAC:</b>	Central Air to Air	<b>Rooms:</b>	6.0
<b>Exterior:</b>	Frame Vinyl	<b>Units:</b>	1.0
<b>Interior:</b>	Drywall	<b>Baths:</b>	1.0
<b>Roof Cover:</b>	Composition Shingle	<b>Bedrooms:</b>	3.0
<b>Roof Type:</b>	Gable	<b>Stories:</b>	1.5
<b>Floorcover:</b>	Allowance	<b>Foundation:</b>	Block
		<b>Sprinkler Square Footage:</b>	0.0

Year Built	Year Remodeled	Percent Remodeled	Adjusted Year Built	Physical Age
1900	0	0%	1900	109

Detail Type	Detail Description	Units
Appliance	Allowance	1.0
Basement	Bsmnt Block 8 ft	720.0
Fixture	Base Fixtures	1.0
Fixture	Bath Full	1.0

Porch	Slab Roof Ceil	184.0
Porch	Wood Deck	44.0
User	Attic Full Finish	388.0



**Prudent Property Close-Out Form (Lead-Based Paint Stabilization)**

SAID: 28440

Property Address: 1425 SHERWOOD AVE

Owner's Name: JERRY WOJTALEWICZ

S.NO	Performance Standards/close-Out Criteria	Yes	NO
1	Was the entire structure(s) painted with the exception of the stated, excluded areas? This would include painting of other associated features including fascia, eaves, siding, all trim, porches, box beams, columns, rails, and exterior surfaces of garages.	X	
2	Was all scraping and other preparation work completed satisfactorily?	X	
3	Were all required areas of the structure(s) primed as needed and painted with two top coats?	X	
4	Are all of the areas where contaminated materials have been spilled thoroughly vacuumed/ cleaned?	X	
5	Did the contractor collect/vacuum all falling and scraped paint chips on the entire property, roadways, alleyways, public access areas and also remove any other generated debris?	X	
6	Is the grass area that surrounds the structure(s) in reasonably good condition?	X	
7	Was the paint products utilized equivalent to a 30 year product/quality?	X	
8	Are all items such as polyethylene sheeting, ladders, paint brushes, cones, barrier tape etc properly removed?	X	
9	Is there any evidence of property damage that was done by the contractor? Any property damage needs to be completed prior to the EPA Close-Out.		X
10	Are there any property items that were temporarily re-located by the contractor that need to be moved back?		X
11	Are there any (known) lingering issues with the property owner(s) that have been left unresolved?		X
12	Other Considerations? Property Owner Discussions? Additional Work that is Required		X

Prudent Representative Signature: Rdy

Date: 9-21-09

Property Owner Signature: [Signature]

Date: